

(Name) Harrison and Conwill 73/1
P.O. Box 557
(Address) Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company



19770408000032790 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/08/1977 12:00:00AM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One ~~Three~~ ^{Hundred} and no/100-----DOLLARS
and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,
Grady H. King and wife, Alta J. King

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Jerry W. Hinds and Mary Hinds

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

A tract of land situated in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26, Township 20 South, Range 3 West, Shelby County, Alabama, and more particularly described as follows: Begin at the NW corner of Lot 57 of Kingwood, First Addition, as recorded in Map Book 6, Page 90, in the Probate Office of Shelby County, Alabama, thence run in an Easterly direction along the North line of said Lot 57 and Lot 56 a distance of 200.07 feet to a point on the East right-of-way line of King Charles Court to the point of beginning of the parcel herein described, thence continue in the same Easterly direction a distance of 198.94 feet to a point of intersection with the center line of a 60 foot wide Alabama Power Company easement; thence turn an angle left of 60 deg. 02 min. and run in a Northeasterly direction along the center line of said easement a distance of 168.06 feet to the point of intersection with the North line of said SE $\frac{1}{4}$ of NW $\frac{1}{4}$, thence turn an angle left of 119 deg. 58 min. and run in a West-erly direction along said North line a distance of 286 feet to a point on the East right-of-way of said King Charles Court, thence run South along the East line of said King Charles Court a distance of 145.64 feet to th point of beginning.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 31st day of March, 1977.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DOCUMENT WAS FILED

77 APR -8 AM 9:53

JUDGE OF PROBATE

(SEAL)

Grady H. King

(SEAL)

(SEAL)

Alta J. King

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority in said State, hereby certify that Grady H. King and wife, Alta J. King

a Notary Public in and for said County,

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of March, A.D. 1977.

Deane P. Mathew

Notary Public

SHELBY STATE BANK

PO. BOX 216 - U.S. HIGHWAY 31 SC
PELHAM, ALABAMA 35124 - 205/665-5123

COMMISSION EXPIRES OCTOBER 13, 1979